



FREDERICK COUNTY PLANNING COMMISSION

WINCHESTER HALL, FREDERICK, MARYLAND 21701



AGENDA

Wednesday July 14, 2010

APPROVED: _____

PAGE 1 OF 2

NOTICES AND REMINDERS

THE COUNTY'S LOBBYING ORDINANCE (CHAPTER 1-7.2 OF THE CODE) REQUIRES THE REGISTRATION OF INDIVIDUALS AND ENTITIES THAT QUALIFY AS LOBBYISTS. IF YOU WILL BE TESTIFYING BEFORE THE PLANNING COMMISSION, THE ORDINANCE MAY REQUIRE THAT YOU REGISTER AS A LOBBYIST. IF YOU HAVE A QUESTION AS TO THE APPLICABILITY OF THIS ORDINANCE, PLEASE CONTACT THE COUNTY ATTORNEY'S OFFICE AT (301) 600-1030.

PLEASE TURN OFF ALL CELL PHONES, PAGERS, AND OTHER ELECTRONIC DEVICES DURING PLANNING COMMISSION MEETINGS. IF YOU MUST ATTEND TO BUSINESS OR ENGAGE IN A PRIVATE CONVERSATION, PLEASE EXIT THE HEARING ROOM SO AS NOT TO DISRUPT ANY PRESENTATION OR SPEAKERS.

PRIOR TO AN AGENDA ITEM BEING HEARD BY THE PLANNING COMMISSION, ANY INDIVIDUAL THAT WISHES TO SPEAK OR TESTIFY ON THE AGENDA ITEM WILL BE ASKED TO STAND AND BE SWORN IN. EACH INDIVIDUAL TESTIFYING WILL BE ASKED TO RAISE THEIR RIGHT HAND THEN ASKED THE FOLLOWING, "DO YOU SOLEMNLY SWEAR OR AFFIRM UNDER THE PENALTIES OF PERJURY THAT THE TESTIMONY YOU ARE ABOUT TO GIVE WILL BE THE WHOLE TRUTH AND NOTHING BUT THE TRUTH?". ALL INDIVIDUALS TESTIFYING WILL THEN BE ASKED TO RESPOND IN THE AFFIRMATIVE OR "I DO" THEN TO BE SEATED.

AGENDA ITEMS WILL BE REVIEWED IN SUCCESSION. IT IS THE RESPONSIBILITY OF THE APPLICANT AND OTHER PERSONS OF RECORD TO BE PREPARED TO DISCUSS THEIR AGENDA ITEM DURING THE RESPECTIVE SESSION.

APPLICANTS, APPLICANTS' REPRESENTATIVES AND CITIZENS: PLEASE BE PREPARED TO SPEAK WITHIN THE TIME ALLOTTED BY THE PLANNING COMMISSION FOR THE AGENDA ITEM WHICH YOU WILL BE TESTIFYING ON. WHEN CALLED UPON, ALL SPEAKERS WILL BE ASKED TO ADDRESS THE PLANNING COMMISSION FROM THE PODIUM.

ANYONE PRESENTING MATERIAL (PHOTOGRAPHS, LETTERS, GRAPHS, CHARTS, ETC.) TO THE PLANNING COMMISSION AT A MEETING SHOULD PROVIDE A MINIMUM OF TEN (10) COPIES FOR DISTRIBUTION TO THE MEMBERS AND STAFF.

INDIVIDUALS REQUIRING SPECIAL ACCOMMODATIONS FOR THIS MEETING ARE REQUESTED TO CONTACT THE COUNTY MANAGER'S OFFICE AT 301-600-1100 (TTY: USE MARYLAND RELAY) TO MAKE THE NECESSARY ARRANGEMENTS NO LATER THAN SEVEN (7) WORKING DAYS PRIOR TO THE MEETING. ANY CORRESPONDENCE TO THE PLANNING COMMISSION CAN BE SENT TO: PlanningandZoning@fredco-md.net

UPCOMING MEETINGS

Planning Commission Meetings/Workshops

(1st Floor Hearing Room, Winchester Hall)

Planning-No meeting in July
Board of Appeals-No meeting in July

*Contact The Division of Permitting and
Development Review (DPDR) at 301-600-1134
for preliminary/final plats, and site plan items*

- or -

*The Division of Planning at 301-600-1138 for
re-zonings, Ag-preservation, workshops, and
public hearing agenda items*

THE COMMISSION GENERALLY BREAKS FOR LUNCH AT 12:30 P.M. FOR MORNING/AFTERNOON SESSIONS AND FOR DINNER AT 5:30 P.M. FOR AFTERNOON/EVENING SESSIONS. HOWEVER, DEPENDING ON THE REMAINING AGENDA ITEMS SCHEDULED, THEY MAY MAKE A DETERMINATION TO CONTINUE HEARING ITEMS PRIOR TO TAKING A BREAK.



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PAGE 2 OF 2

ITEM	TIME	ACTION REQUESTED
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9:30 A.M.

- | | | |
|----|---|----------------------|
| 1. | <u>MINUTES</u> | APPROVAL |
| 2. | <u>PLANNING COMMISSION COMMENTS</u> | INFORMATIONAL |
| 3. | <u>AGENCY COMMENTS/AGENDA BRIEFING</u> | INFORMATIONAL |
| 4. | <u>MISCELLANEOUS REQUEST</u> | APPROVAL |

- a) [Church Hill Pass II](#)- Requesting a determination of road adequacy in accordance with 1-16-12(B)(1) of the Subdivision Regulations for a four lot minor subdivision on a travel way falling below the required 16-foot required road width. Located on the south side of Ward Kline Road, 800 feet west of Church Hill Road. Zoned: Agriculture (AG), Middletown Planning Region.
Tax Map 38 / Parcel 5
File M 2949, AP #10329, Michael Wilkins

- | | | |
|----|-------------------------|-----------------|
| 5. | <u>SITE PLAN</u> | DECISION |
|----|-------------------------|-----------------|
- a) [AAA Mid-Atlantic Service Center \(Newman Park, Lot 1B\)](#) - Requesting approval for change of use to automobile repair/service shop; and parking and landscaping modifications. Lease area is 0.89 acre. Located west side MD 85, ¼ mile south of Grove Road. Zoned General Commercial (GC). Tax Map 77 / Parcel 126.
File SP 85-44, A/P #'s 10517(SP) & 10520(APFO), Stephen O'Philips
- b) [Memar Corporation, Lot 15](#) - Requesting approval for change of use to office use; and parking and landscaping modifications. Lot is 1.7 acres in size. Located east side Industry Lane, 1/8 mile north Grove Road. Zoned General Commercial (GC). Tax Map 77 / Parcel 186.
File SP 88-46, A/P #'s 10690(SP) & 10691(APFO), Stephen O'Philips

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